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November 4, 2010

Mr. Eric Jensen
Development Administrator
Planning and Building Department
Public Services Building
220 W. First Street
Ankeny, Iowa 50023

RECEIVED

NOV -4 2010

CITY OF ANKENY

**RE: PRAIRIE TRAIL HY-VEE REVISED SITE PLAN
SE ORALABOR & SOUTH STATE STREET**

Dear Eric:

On behalf of Hy-Vee, Inc., please find accompanying three (3) copies of the revised site plan, an Easement Vacation & Conveyance application, \$250 check, three (3) copies of the Easement Vacation Exhibit, and three (3) copies each of the proposed storm sewer, detention & drainage, and landscape buffer easements for the above referenced project.

The revisions to the site plan include the realignment of the main State Street driveway to match DRA Properties site improvements across the street. Vacation of the easements and acceptance of the new easements is necessary as part of the common lot line improvements with Lot 6, Plaza Shops At Prairie Trail Plat 2. DRA Properties has already revised the easements on said Lot 6 to reflect the proposed improvements shown on the Hy-Vee site plan.

Outstanding technical review comments include the following:

#6 – Hy-Vee & DRA are working on an agreement to provide a detailed ingress/egress easement through Lot 6 (previously Lot 10, Plat 1) to SW Plaza Street with development of the parcel. DRA Properties wants the easement to be accurate once the proposed development is known.

- Grading & DOT permits – We will work with Hy-Vee to obtain the listed permits prior to construction.

We respectfully request the City's review and approval of these documents. Please call if you have any questions.

Sincerely,

SNYDER & ASSOCIATES, INC.

Randy W. Downs, ASLA
Landscape Architect

Enclosure

cc: John Brehm, Hy-Vee
File

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